



Local Market Update for June 2020

Provided by the North San Diego County Association of REALTORS®.

South San Diego County

ZIP Codes: 91902, 91910, 91911, 91913, 91914, 91915, 91932, 91950, 92154, 92173

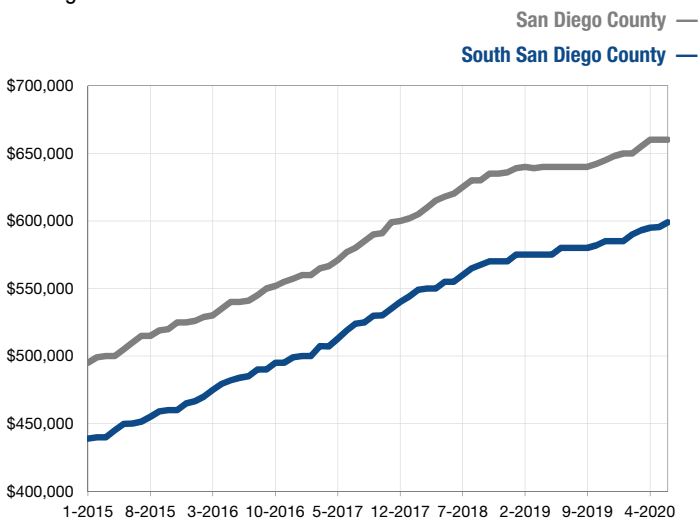
Detached Single-Family	June			Rolling 12 Months		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
Key Metrics						
New Listings	244	211	- 13.5%	3,044	2,342	- 23.1%
Pending Sales	186	223	+ 19.9%	2,079	1,937	- 6.8%
Closed Sales	209	137	- 34.4%	2,040	1,877	- 8.0%
Days on Market Until Sale	31	21	- 32.3%	33	26	- 21.2%
Median Sales Price*	\$590,000	\$611,000	+ 3.6%	\$579,950	\$599,000	+ 3.3%
Average Sales Price*	\$625,161	\$634,222	+ 1.4%	\$606,215	\$624,516	+ 3.0%
Percent of Original List Price Received*	98.6%	100.0%	+ 1.4%	97.7%	99.1%	+ 1.4%
Percent of List Price Received*	99.4%	99.9%	+ 0.5%	98.9%	99.6%	+ 0.7%
Inventory of Homes for Sale	320	149	- 53.4%	--	--	--
Months Supply of Inventory	1.8	0.9	- 50.0%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Attached Single-Family	June			Rolling 12 Months		
	2019	2020	Percent Change	Thru 6-2019	Thru 6-2020	Percent Change
Key Metrics						
New Listings	147	114	- 22.4%	1,650	1,356	- 17.8%
Pending Sales	100	123	+ 23.0%	1,099	1,110	+ 1.0%
Closed Sales	89	85	- 4.5%	1,064	1,088	+ 2.3%
Days on Market Until Sale	27	24	- 11.1%	31	25	- 19.4%
Median Sales Price*	\$405,000	\$440,000	+ 8.6%	\$395,000	\$419,000	+ 6.1%
Average Sales Price*	\$408,703	\$449,976	+ 10.1%	\$397,396	\$420,575	+ 5.8%
Percent of Original List Price Received*	99.0%	99.5%	+ 0.5%	98.2%	99.5%	+ 1.3%
Percent of List Price Received*	99.9%	99.7%	- 0.2%	99.3%	99.9%	+ 0.6%
Inventory of Homes for Sale	185	90	- 51.4%	--	--	--
Months Supply of Inventory	2.0	1.0	- 50.0%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price – Detached Single-Family
Rolling 12-Month Calculation



Median Sales Price – Attached Single-Family
Rolling 12-Month Calculation

